



The Former Tennis Court, to the rear of the Old Manse, Langwell Crescent, Ashington, Northumberland NE63 8AB

- Two adjoining land parcels offered together
- Total site area approximately 700 sq. m. (0.173 acres)
- Close to town centre and local amenities
- Generally level former tennis court site & parking area
- Suitable for a variety of potential uses (subject to planning)

Price £50,000 (Offers over)

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Location

Ashington is a town situated in the administrative area of Northumberland approximately 18 miles to the north of Newcastle. There are a range of amenities in Ashington including shops, schools and recreational facilities. There are rail services from Ashington via the Northumberland Line to Newcastle.

The sites are situated a short distance to the south of Station Road and a short distance from the centre of Ashington. Access is from Park Road.

Description

We are delighted to bring to the market two adjoining parcels of land located in Ashington, Northumberland, offering development or ancillary use potential. The sites comprise an unsurfaced parking area adjacent to a residential property on Park Road East and a larger former tennis court area to the rear of the Old Manse on Langwell Crescent

Land adjoining 1 Park Road East, Ashington, Northumberland NE63 8AE

The site is a rectangular shaped area of land which adjoins the gable wall of 1 Park Road East. The land is unsurfaced and is currently used for parking. The approximate site area of the Land is 110 sq. m. (0.027) or thereabouts. The site area has been calculated using Promap.

The Former Tennis Court, to the rear of the Old Manse, Langwell Crescent, Ashington NE63 8AB - The area of land is a generally level unsurfaced area which is part fenced. There is an un-made access road leading from Park Road. The approximate site area is 590 sq. m. (0.146 acres or thereabouts). The site area has been calculated using Promap.

Total Site Area

700 sq. m. (0.173 Acres)

Tenure

Freehold

Price

Offers over £50,000

Viewing

Strictly by appointment through this office

Important Notice

1. Particulars above are not a contract or offer or part of one. You should not rely on statements by Rook Matthews Sayer in the particulars or by word of mouth or in writing as being factually accurate about the property/business, its condition or its value. Rook Matthews Sayer has no authority to make any representations about the property, and accordingly any information given is entirely without responsibility. Any reference to alterations to, or use any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct.
2. The photographs show only parts of the property as they appeared at the time taken.
3. Any areas, measurements and distances given are approximate only.

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Important Note: None of the services have been tested. Measurements, where given, are approximate and for descriptive purposes only. Boundaries cannot be guaranteed and must be checked by solicitors prior to exchange of contracts. Rook Matthews Sayer for themselves and for the vendors or lessors of this property, whose agents they are, give notice that these particulars are produced in good faith, are set out as a general guide only and do not constitute any part of a contract. No persons in the employment of Rook Matthews Sayer has any authority to make or give any representation or warranty whatever in relation to this property.

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